

MANISTEE CITY PLANNING COMMISSION

70 Maple Street, Manistee, Michigan 49660

Meeting of Thursday, February 7, 2002
7:00 p.m. - Council Chambers, City Hall

AGENDA

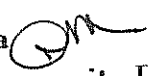
- I Roll Call
- II Public Hearing
 - 1. None
- III Citizen Questions, Concerns and Consideration
- IV Approval of Minutes
 - Planning Commission Meeting (1/17/02)
- V Unfinished Business
 - 1. None
- VI New Business
 - 1. Harbor Village - Site Plan Review/Lakeview Condominiums
 - 2. U.S. 31 Corridor Study
 - 3. Parks and Recreation Plan
 - 4.
- VII Other Communications
- VIII Work/Study Session
- IX. Adjournment

Speaking at Meetings:

Unless waived by the Commission for a specific meeting, any public comment shall be limited to five (5) minutes per speaker, one time only. If a group of people wish to be heard on one subject, a spokesperson may be appointed who may request that the Chairman approve more than the normal five (5) minutes. If necessary, a maximum of five (5) minutes will be allowed for the group to caucus to choose their spokesperson and develop their comments.

MEMORANDUM

TO: Planning Commission Members

FROM: Denise Mikula 
Secretary, Community Development

DATE: February 1, 2002

RE: Planning Commission Meeting February 7, 2002

We want to thank all of the Planning Commission Members who took time out of their schedules to attend the Worksession on Tuesday, January 29th. This proved to be an informative training session.

We have several items on the agenda for the February meeting they are as follows:


1. Harbor Village - Site Plan Review/Lakeview Condominiums. With the recent change in the Planning Commission By-Laws it is the determination of the Zoning Administrator to forward requests to the Planning Commission as deemed necessary. This item is being forwarded by the Zoning Administrator for review by the Planning Commission. A copy of the request is enclosed along with a memo from Jon Rose.
2. U.S. 31 Corridor Study. MDOT has provided grant funding for a U.S. 31 Corridor Study. The county is approaching the City and adjoining communities for match funding. At this time Jon Rose will give a update on the study for the Planning Commission.
3. Review Parks Plan. The Parks Commission is in the process of updating the five year Parks and Recreation Plan for the City of Manistee. Enclosed is a draft copy of the plan that is in the process of being updated. Due to staff changes and a deadline of March 15, 2002 we are asking endorsement by the Planning Commission for the Plan.
4. Preliminary Master Plan Draft. Copies of the plan were not received with the mail on Friday. I will send copies when we receive them. If time permits we will discuss them during the worksession portion of the meeting.

Plans are to invite Manistee Township, the Charter Township of Filer, the County Planner, Members of the County Planning Commission, and Planning Staff from the Little River Band of Ottawa Indians to the worksession on February 21, 2002. Jerry Adams will be in attendance and the information that is compiled will assist in the Master Plan Update.

If you are unable to attend please call me at 723-2558. See you Thursday!

MEMORANDUM

TO: Planning Commission Members

FROM: Jon R. Rose 
Community Development

DATE: January 31, 2002

RE: Site Plan Review - Harbor Village/Lakeview Condominiums

We have received a request from Harbor Village for Site Plan Review - Lakeview Condominiums. After the update of the By-Laws in January the Zoning Administrator has the ability to approve a site plan if all the requirements of the Zoning Ordinance have been met.

Harbor Village is covered under a Planned Unit Development - Special Use Permit. The requested change shows that the requirements of the Zoning Ordinance have been met. As the Zoning Administrator I would like to forward this request to the Planning Commission due to the fact it is covered by a PUD.

Staff recommendation is to approve the request as presented.

Receipt # 1178
1-30-02

*Application for
Site Plan Review & Land Use Permit*

Location of Project: LakeView Condominium at Harbor Village at Manistee Beach

Parcel Code #: 51-51-267-**

Name & Address of Applicant: Cyndy Fuller, DSLT, Inc.
100 Marina Drive
Manistee, MI 49660

Phone Numbers: Work (231) 723-0070 Home (231) 723-8058

Name & Address of Owner if different: _____

Phone Numbers: Work _____ Home _____

Brief description of work to be done: Construct 4 and 6 unit plexes to complete
the LakeView Condominium Association project. Design change is needed
to respond to the market.

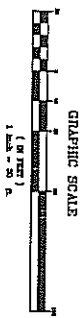
Site Plan Reviews need to go before the City of Manistee Planning Commission. They must be received 10 days prior to the meeting. Regularly scheduled meetings are the first Thursday of the Month at 7:00 p.m. in the Council Chambers, City Hall.

A Site Plan, as spelled out in Section 9404, 9405 or 9406 of this ordinance, is needed with the application. Specifications on the back of this sheet.

Once completed the form should be returned to: Jon Rose
Community Development Officer
City of Manistee
P.O. Box 358, 70 Maple Street
Manistee, MI 49660

For Questions call Jon Rose, (231) 723-2558.

Fee: Land Use Permit/Site Plan Review \$ 20.00 (PUD \$250.00)



NO. 100 REVISION DESCRIPTION DATE	HARBOR VILLAGE AT MANISTEE BEACH OWNER: MANISTEE VILLAGE PARTNERS 100 MARINA DRIVE, MANISTEE, MI	ARCHITECTS / ENGINEERS / SURVEYORS / PLANNERS ABONMARCHÉ CONSULTANTS, INC. 100 MARINA DRIVE, MANISTEE, MI 49757-1101 TEL: 231-725-1101 FAX: 231-725-1101	DRAWING TITLE: LAKEVIEW CONDOMINIUMS BUILDINGS #7 - #11 SITE PLAN	SCALE: 1" = 20' F. DATE: JANUARY 23, 2001 DRAWN: DUN/AM CHECKED: DUN/AM APPROVED: AM SHEET 1 OF 1 SHEETS
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